



**Wynstone Townhome Association
Meeting Minutes
August 29, 2019**

To Wynstone Townhouse Assn. Members
From Wynstone Board of Directors

Attending Pres. Don Kalschauer (2020)
VP Larry Greely (2021)
Treas. Brian Nielsen (2019)
Sec. Dee Bauer (2021)
Dee was present and accepted the position of Secretary
Member at Large Dave Gjerset (2019)

Agenda

1. Review revised Owners Guidelines
2. Annual meeting Preparation (agenda)
3. Investments/Banking
4. Completed Improvement/Planned.
5. Election of Board Members
6. Emergency List Update
7. Tree planting requests
8. Misc. Items

Item 1. Review revised Owners Guidelines
Board has agreed to make the changes approved in prior annual meetings regarding For Sale signs.

Grounds

- j. No for sale signs allowed in the front yard. One or two temporary open house signs per unit may be out for the duration of the open house when a home is for sale
One for sale sign is allowed in the front window of the unit.

Item 2. Annual meeting Preparation

Date: October 8, 2019, 6PM-8PM
Notice of the meeting will be sent to homeowners.

Agenda

Don.....Painting, tree trimming, driveways and street projects
Larry.....Financials
Brian.....Reserve status/Bank Reconcile
Election of Board Members to replace 2 positions....Treasurer and Member at Large

Item 3. Investments/Banking

August 31, 2019 Statement of Assets, Liabilities and Fund Balances was passed out to Board members. General discussion, our finances are in good shape.

A motion was made by Larry and 2nd by Dave to delay reserve study budget discussion until 2021 budget.

Also, pending any unforeseen expenditures the board recommends to the home owners that the association keep the monthly dues the same. Don will follow up with our service providers to find out projected costs for 2020. Dave made a provisional motion to accept the current budget, Brian- 2nd.

Item 4 Completed Improvements/Planned

Painting project has been completed. Paint is available if any homeowner would like to touch up any areas on their deck, railing, etc.

Driveway and Road pavement project is scheduled for September. Don will contact the asphalt company to gather information which will be handed out to each homeowner before the project begins.

Item 5 Emergency List Update

Because many home owners are gone over a period of time, especially during the winter months, home owners are asked to keep their contact information, such as email and cell phone numbers up to date. Also, they should let other association members know the dates they are going to be gone

Homeowners need to make sure contact information on the Emergency List is updated.

Item 6 Tree planting request

A homeowner requested permission to plant a tree on association property. After discussion the board reached an unanimous decision to not allow the planting. Don was going to inform the homeowner.

Meeting was adjourned

Respectfully submitted
Dee Bauer, Secretary